

Board of Health Meeting

June 30, 2014

Present: Gerald Maher, Chairman, Mark MacDonald, Vice Chairman, Tyler Nims, Clerk, Peter Falabella, Director of Public Health, Matt Tanis, Asst. Director of Public Health

The Board of Health Meeting opened at 7:00 p.m.

7:00 p.m. 1215 Ferry St. – Greg Tansey, Ross Engineering presenting. The proposal is for a repair of a failed cesspool that is surrounded by a Salt marsh/coastal bank and wetland. The system shall be placed in the only feasible location (front yard) on the site. A Chamber field was designed based on a perc rate of 5 min/inch. The system is designed for 4 bedrooms, as a planned renovation shall result in a reduction from 5 to 4 bedrooms. A retaining wall shall be placed around the system. The house foundation has breakaway panels. The requested variances/local upgrades include the following: (a) Septic system to property line at 9' (b) Septic tank to a foundation wall at 2', (c) Septic system to a foundation wall at 5.3', (d) Septic tank to surface waters at 14', (e) Septic system to surface waters/coastal bank at 16', (f) Septic tank to coastal banks at 11', (g) Septic tank to watercourse at 14', (h) Building sewer to watercourse at 19', and (i) reduction in groundwater separation distance from 4' to 3'.

The Board asked that a high vent be shown on the plan as well as the low vent. The groundwater separation local upgrade needs to be placed on the two page form for recording at the Registry, so that no increase in flow or bedrooms shall be allowed. After some discussion, the Board approved the variances/upgrades 3-0.

7:25 2205 Main St. Discussion re: Roht Marina. Greg Morse(Morse Engineering), Brian Taylor, Eric Roht, Jerry O'Neill, Building Commissioner and Joe DuCharme (Clivus Systems). Mr. Morse stated that the Roht Marina is proposing a plan to accommodate 250 seats for events and the take out window. The plan involves the use of Compost toilet technology, which he thinks is an appropriate use for the site. In addition, Mr. Roht seeks temporary seating for the 2014 season while engineering proceeds on design of a Compost technology system.

Mr. DuCharme explained the Clivus technology for Compost toilets. The Clivus system has been around for 30 years, and achieves a 90-95 percent reduction in solids. The toilets use a 3 oz. foam flush, and are used for both seasonal and full time use. A humus like end product is eventually taken out and removed. Promotional information was given to all. Two M-18 Compost units would be required for the 5 mens and 3 womens toilets.

Mr. Falabella asked about the grey water design. Mr. Morse stated that he could propose a drip irrigation system with a 28 min/inch perc rate that may need additional soil testing. A lower flow may be allowed a credit with the use of the Compost technology.

Mr. Taylor asked if the site could have a scaled down temporary use for this season only, 125 seats. Gerald Maher stated that the tight tank approval was only for the marina and take out facility with no seating, other than the existing 3 picnic tables. The DEP letters specified no increase in flow, including the DEP letter to Mr. Taylor as well. Gerald Maher asked when the Compost system would be installed. Mr. Morse stated that it has to designed, and that porta potties could be used for the temporary use this season. The temporary use for this season would be for half of the total flow (half of 252 seats), with porta potties.

Gerald Maher stated that Porta potties are not for new construction. Mark MacDonald mentioned that the Zoning Board would have to approve this use.

Mr. Taylor stated that events were scheduled for this season, and that the applicant has put considerable expense into improving the site. Gerald Maher asked if the bathrooms were completed. Mr. O'Neill stated that they were not completed. Mr. Roht stated that his peak business was on weekends, and that he would like to have approval for 16 days (events) for this season during July and August. He stated that he has tried to be environmentally conscious to improve his site, that his business was suffering, and that he wanted consideration from the Board of Health for expansion of seating on a temporary basis with the use of porta potties.

After some discussion, the Board and Mr. Falabella asked Mr. O'Neill to seek an opinion from the State Board of Plumbing as to whether, for a site like this, porta potties could be used, with the expanded seating, for a temporary period, 8 weekends (2days), for a total of 16 days this season.

Gerald Maher also stated that the bathroom construction on site must be completed very soon.

8:35 Tara Martin, Applicant for Body Art Practitioner license. Ms. Martin appeared to apply for a Tattooing license at the Pleasure in Pain establishment. The certifications and course work have been completed. The Board voted 3-0 to grant a Body art License for tattooing.

8:40 Tony Saydee appeared to discuss a Smoking/hookah bar. Mr. Saydee is looking at two possible locations, at the Ocean Gate buildings in Town Center, and the Ming Dynasty, Plain St. He would like to have food and drink at the location as well. The Board and Mr. Saydee discussed the conditions for State approval, and also discussed the importance of a good ventilation system to totally exhaust smoke without an adverse impact on others not in the smoking bar. The State regulations specify that at least 51% of the bars revenue must come from the sale of tobacco products. Mr. Saydee would return to the BOH after State permitting, and applying for a beer/wine license and Building approval.

Discussion: The BOH discussed the continuing complaints from abutters relating to odors coming from the horses belonging to Diane Salame at 13 Tracys Path. Due to the continuing complaints, the Board will send a letter to the owner requiring daily maintenance, including treatment of the urine soaked soil and removal of manure on a daily basis to alleviate odors. Mr. Falabella and Mr. Tanis will also arrange for an on site meeting with the Animal Control Officer and the owner to discuss the problem.

The meeting concluded at 9:30 p.m.

Next meeting: July 28, 2014